



CITY OF BOSTON

THE ENVIRONMENT DEPARTMENT

Boston City Hall, Room 709 • Boston, MA 02201 • 617/635-3850 • FAX: 617/635-3435

The BACK BAY ARCHITECTURAL COMMISSION will hold a public hearing:

DATE: Wednesday, 11 December 2013
TIME: 4:30 P.M. **VIOLATIONS HEARING**
5:00 P.M. **DESIGN REVIEW HEARING**
PLACE: Room 900 (BRA Board Room), ninth floor, Boston City Hall

Subject of the hearing will be applications for Certificates of Appropriateness on the agenda below, review of architectural violations, and such business as may come before the commission, in accordance with Ch. 625 of the Acts of 1966, as amended. Applications are available for public inspection during business hours at the offices of the Environment Department. Applicants or their representatives are advised to attend, unless indicated otherwise. Sign language interpreters are available upon request.

COMMISSION SITE VISITS ARE RECOMMENDED FOR ALL APPLICATIONS

4:30 P.M. **VIOLATIONS HEARING**
5:00 P.M. **DESIGN REVIEW HEARING**

I. Commercial Applications, Continued:

Application 13.1101 [Various Newbury Street intersections]
Applicant: ATC Outdoor DAS, LLC (utility): Install wi-fi antennas to existing streetlights, traffic & pedestrian signal poles

II. Commercial Applications, New: (None)

5:15 P.M.
Application 14.625 50 Gloucester Street
Applicant: LDJ Development LLC (owner's agent): Construct raised dining deck within enclosed rear yard
5:30 P.M.
Application 14.627 8 Newbury Street
Applicant: UrbanMeritage LLC (developers): Modify storefront/entry conditions, construct elevator headhouse, decks, etc.
6:00 P.M.
Application 14.612 35 Newbury Street
Applicant: Viewpoint Sign & Awning (contractors): Install awning, with signage, at apex of storefront bay
6:15 P.M.
Application 14.615 220 Newbury Street
Applicant: Bradford Dixon (arch't): Install awnings/signage, including 12-in. vertically oriented window graphics

III. Residential Applications, Continued:

6:30 P.M.
Application 14.362 472 Beacon Street
Applicant: Grassi Design Group (arch'ts): Construct rooftop addition, decks

IV. Residential Applications, New:

6:45 P.M.
Application 14.504 214 Beacon Street (postponed from November)
Applicant: Paul Derba (unit owner): Remove rear-yard tree, expand parking court, etc.
7:00 P.M.
Application 14.624 448 Beacon Street
Applicant: The Congress Group (developers): Modify rear ell as garage with deck; modify dormers/fenestration, etc.
7:15 P.M.
Application 14.626 10 Marlborough Street
Applicant: Guy Grassi (arch't): Modify garden wall to admit gate, introduce garage bay in original rear elevation, etc.

[over]

V. Administrative Review / Approval: *In order to expedite the review process, the commission has delegated the approval of certain work items, such as those involving ordinary maintenance and repair, restoration or replacement, or which otherwise have a minimal impact on a building's appearance, to the staff pending ratification at its monthly public hearing. Having been identified as meeting these eligibility criteria and all applicable guidelines, the following applications will be approved at this hearing:*

*Applicants whose projects are listed under this heading **NEED NOT APPEAR** at the hearing. Following the hearing, please present a copy of this agenda at the Inspectional Services Department (1010 Massachusetts Avenue) when applying for permits. ISD personnel will send an electronic copy of your building-permit application to the Environment Department. (To avoid potential confusion, the text of your building-permit application should be consistent with the project description given below.) Commission staff will accordingly authorize the execution of the work, attaching any applicable provisos, reflecting the relevant guidelines and precedents.*

► PLEASE NOTE THAT NO FURTHER CORRESPONDENCE WILL BE ISSUED for the applications listed below: the electronic building-permit application as annotated by commission staff will constitute your Certificate of Appropriateness; this will be valid for one year from the date of the hearing. The applicant is required to notify the commission of any project changes; failure to do so may affect the status of the approval.

If you have any questions not addressed by the above information, please consult the staff at the telephone number above, or at william.young@cityofboston.gov. Thank you.

Application 14.601	<u>182 Beacon Street:</u> Rebuild deck to previously approved footprint
Application 14.603	<u>280 Beacon Street:</u> Replace 9 units of storm windows
Application 14.570	<u>411 Beacon Street:</u> Replace flat roofing mat'ls
Application 14.566	<u>506 Beacon Street:</u> Repair/repoint masonry
Application 14.616	<u>655-657 Boylston Street:</u> Replace rooftop telecommunications equipment
Application 14.604	<u>232 Clarendon Street:</u> Repair soffit/gutters, replace concrete panel, retaining coal-chute cover
Application 14.619	<u>186 Commonwealth Avenue:</u> Replace 2 units of window sash
Application 14.620	<u>186 Commonwealth Avenue:</u> Replace 5 units of storm windows
Application 14.605	<u>306 Commonwealth Avenue:</u> Repair entry walkway, replace concrete with bluestone pavers
Application 14.606	<u>337 Commonwealth Avenue:</u> Replace 4 units of window sash
Application 14.564	<u>7 Gloucester Street:</u> Repair masonry, repaint window sash/trim
Application 14.598	<u>57 Marlborough Street:</u> Repair/repoint chimney, reinstall cast-iron flue extensions
Application 14.607	<u>11 Hereford Street:</u> Repair/repoint mansard/dormer trim
Application 14.608	<u>220-224 Marlborough Street:</u> Replace 6 units of window sash
Application 14.621	<u>411 Marlborough Street:</u> Replace 13 units of window sash
Application 14.609	<u>447 Marlborough Street:</u> Replace 3 units of window sash
Application 14.611	<u>4-6 Newbury Street:</u> Modify previously approved roof deck
Application 14.628	<u>30 Newbury Street:</u> Install window signage, replace 8 units of true-divided-light window sash
Application 14.613	<u>67 Newbury Street</u> (Church of the Covenant): Install National Historic Landmark plaque
Application 14.614	<u>71 Newbury Street:</u> Re-clad metal storefront, install signage, etc.
Application 14.622	<u>221 Newbury Street:</u> Replace awnings, with signage
Application 14.569	<u>273 Newbury Street:</u> Replace flat roofing, copper flashing mat'ls
Application 14.623	<u>316 Newbury Street:</u> Install four blank awnings (i.e., without signage)

PROJECTED ADJOURNMENT: 8:00 P.M.

DATE POSTED: 26 November 2013

(After 5:30 P.M., enter City Hall through Dock Square entrance on Congress Street [across from Faneuil Hall].)

Back Bay Architectural Commission

Anthony Casendino (*Chair*), Kathleen Connor (*Vice-Chair*);

John Christiansen, Iphigenia Demetriades, Bettina Chiu Janco, Patti Quinn, Sharon Steinberg, Lex Stevens, Alfred Wojciechowski;

Alternates: David Eisen, Jerome CooperKing, Jane R. Moss, Kenneth Tutunjian, *one vacancy*

cc: Applicants/Property Owners
City Clerk
Law Department

Mayor
Office for Persons with Disabilities
Architectural Access Board

Commissioners
Boston Courier; Back Bay Sun
Abutters (*design review;*
from most recent tax lists)